

OCTOBER 1, 2013

ROLL CALL: MARY BRADLEY, CARL ELLIS, SONNY JONES, KEN KERKHOFF, ANN MILLER AND OWEN ROBERTS WERE PRESENT. ALSO PRESENT WERE CITY ATTORNEY BILL MOORE AND MAYOR BRIAN TRAUGOTT.

DEPT. HEADS: BART MILLER, FRANKIE SHUCK, JOHN WILHOIT AND ALLISON WHITE WERE PRESENT REPRESENTING THEIR RESPECTIVE DEPARTMENTS.

MOTION BY JONES, SECONDED BY BRADLEY TO APPROVE AND ADOPT THE MINUTES OF THE SEPTEMBER 17, 2013 REGULAR MEETING OF THE COUNCIL.

The vote was as follows: Bradley, Ellis, Jones, Kerkhoff, Miller and Roberts voting aye.

MOTION BY BRADLEY, SECONDED BY JONES TO APPROVE AND ADOPT THE MINUTES OF THE SEPTEMBER 17, 2013 JOINT WORK SESSION WITH THE CITY OF MIDWAY.

The vote was as follows: Bradley, Ellis, Jones, Kerkhoff, Miller and Roberts voting aye.

Mr. Bob Matthews was present to request an update on the City Council's decision to release the remaining development bond funds for the Rose Ridge development. City Attorney Moore noted that he had reviewed the deeds and did in fact find that Mr. Matthews still owns the retention basin in Unit 1 and that the bank owns the remaining property. Mr. Moore further noted that under normal circumstances, a Homeowners Association takes over the retention basin once the development is 75% complete, however, there has been no such Homeowners Association formed to date. Council member Miller stated that she did not think the City should "budge" on releasing any balance of the development funds due to the need to maintain the retention area in the future. Mayor Traugott noted that Mr. Matthews needs to be "beating the doors down" in order to form a Homeowners Association to resume the responsibility of the retention basin.

MOTION BY ELLIS, SECONDED BY ROBERTS TO REFUND BOB MATTHEWS \$3700.00 OF ROSE RIDGE UNIT 1 BOND DEVELOPMENT FUNDS AFTER THE GRASS IS MOWED DOWN TO 5 INCHES (AS REQUIRED) IN THE RETENTION AREA AND AFTER HAVING BEEN CERTIFIED TO THE CORRECT HEIGHT BY ASSISTANT PUBLIC WORKS DIRECTOR PAUL SIMMONS.

MOTION BY MILLER, SECONDED BY JONES TO AMEND MOTION ON TABLE TO INCLUDE THE FORMATION OF A HOMEOWNERS ASSOCIATION, ALONG WITH MOWING RETENTION BASIN TO THE 5 INCH HEIGHT REQUIREMENT.

The vote was as follows: Bradley, Jones, Kerkhoff and Miller voting aye. Council members Ellis and Roberts voted opposed.

MOTION BY MILLER, SECONDED BY JONES TO APPROVE THE MOTION AS AMENDED.

The vote was as follows: Bradley, Jones, Kerkhoff, Miller and Roberts voting aye. Council member Ellis voted opposed.

MOTION BY KERKHOFF, SECONDED BY JONES TO ENTER INTO EXECUTIVE SESSION TO DISCUSS POSSIBLE REAL ESTATE ACQUISITION.

The vote was as follows: Bradley, Ellis, Jones, Kerkhoff, Miller and Roberts voting aye.

MOTION BY KERKHOFF, SECONDED BY ELLIS TO RETURN FROM EXECUTIVE SESSION TO REGULAR SESSION AND FURTHER NOTING THAT NO ACTION WAS TAKEN DURING EXECUTIVE SESSION.

The vote was as follows: Bradley, Ellis, Jones, Kerkhoff, Miller and Roberts voting aye.

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Mayor Traugott noted that Paul Noel of Planning and Zoning had previously submitted a Condemnation Order and Demolition Order for the former Versailles Center (former Rubloff property) on August 13, 2013, which IBPI (owner) had thirty (30) days to obtain a demolition permit and demolish the structure. Mayor Traugott noted that as of this date, no permit had been applied for and it was now the responsibility of the City of Versailles to pursue contained action. Mayor Traugott recommended that the City request bids for demolition of the property.

MOTION BY ELLIS, SECONDED BY KERKHOFF TO APPROVE REQUEST TO ADVERTISE FOR BIDS TO DEMOLISH AND REMOVE DEMOLITION DEBRIS OF THE FORMER VERSAILLES CENTER (CURRENTLY OWNED BY IBPI BANK).

The vote was as follows: Bradley, Ellis, Jones, Kerkhoff, Miller and Roberts voting aye.

Mayor Traugott further noted that it was his understanding that a deed restriction still exist on the property, which would limit any future restaurant from being allowed on that property. EDA member John Soper noted that he believed the restriction also still exists and prohibits any restaurant within a 2 mile radius of the property owner of McDonalds. Mr. Soper indicated that ideally the property would be better marketed as one contiguous piece, however, that restaurant restriction makes site unity difficult. Council member Ellis eagerly clarified that the citizens deserve to know that local government officials did not make such a restriction. City Council members requested that Mr. Soper and members of the EDA to approach landowner's who hold the restriction to ask for a release of such deed restriction in order that future development of the site could proceed.

Mr. Soper gave an update on EDA, which he informed the Council that currently EDA is working on 6 new projects and that two of those could potentially land in Versailles. EDA is currently working with the proper agencies to provide state/local incentives for those projects proposed.

Mr. Bart Miller presented the following sole quote for road striping within the City:

Central Seal	\$5500.00
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MOTION BY JONES, SECONDED BY MILLER TO APPROVE THE QUOTE AS PRESENTED BY CENTRAL SEAL IN THE AMOUNT OF \$5,500.00 FOR THE PURPOSE OF ROAD STRIPING WITHIN THE CITY OF VERSAILLES LIMITS.

The vote was as follows: Bradley, Ellis, Jones, Kerkhoff, Miller and Roberts voting aye.

PUBLIC COMMENT

No public comment was received.

COMMITTEE/DEPARTMENT HEAD REPORTS

Water/Sewer Committee Chair Owen Roberts noted that the Water/Sewer Committee had met regarding two requests for water bill adjustments from County residents, who do not have sewer service with the City. Mr. Roberts noted that the City currently does not have an ordinance that addresses leak adjustments requests for customers who do not have sewer, further noting that current ordinance language provides for such leak adjustment be made only to the sewer portion of a customer's bill. Mr. Roberts noted that further investigation of these two requests would need to be done prior to making a decision on their request for an adjustment to their water bills.

Finance Committee Chair Ken Kerkhoff noted that the Finance Committee had met regarding consideration of a 3-year contract with Zambelli Fireworks for the July 4th display. Mr. Kerkhoff noted that the committee agreed that it would not be proper for the City to commit to a 3-year contract, given that the legislative body could possibly change within that time frame. Mr. Kerkhoff also noted that the public interest in the fireworks display has faded over the years and that other cities are avoiding such displays also. Mr. Kerkhoff noted that the committee would like to solicit feedback from city residents and/or possibly entertain corporate sponsorships or financial assistance from the Woodford County government for future fireworks displays. Mr. Kerkhoff also noted that the committee is discussing the possibility of a new ordinance whereby limiting the time(s) fireworks could be used in local neighborhoods. The committee requested that City Attorney Bill Moore prepare a draft ordinance for review and consideration by the Council.

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Cemetery Committee Chair Carl Ellis presented photographs of the City of Lawrenceburg's cemetery pavilion, noting that the pavilion is much like the one proposed for Rose Crest Cemetery.

Public Works Director Bart Miller requested approval to advertise for bids for the Milner Road water line project that had been budgeted for.

MOTION BY BRADLEY, SECONDED BY JONES TO APPROVE REQUEST TO ADVERTISE FOR BIDS FOR THE MILNER ROAD WATER LINE PROJECT.

The vote was as follows: Bradley, Ellis, Jones, Kerkhoff, Miller and Roberts voting aye.

Mayor Traugott informed the Council that they had a request in their packet from the Versailles-Woodford County Parks and Recreation Board to hold a joint meeting with the City of Versailles and the Woodford County Fiscal Court to discuss future funding and potential new funding methods for the Parks and Recreation Department. Mayor Traugott placed the issue in Finance Committee for future exploration and recommendation.

MOTION BY ELLIS, SECONDED BY MILLER TO APPROVE THE GENERAL LEDGER DISTRIBUTION LIST (BILLS) DATED OCTOBER 1, 2013 AFTER HAVING BEEN PROPERLY REVIEWED AND APPROVED BY THE APPROPRIATE DEPARTMENT HEAD, MAYOR AND CITY TREASURER.

The vote was as follows: Bradley, Ellis, Jones, Kerkhoff, Miller and Roberts voting aye.

MOTION BY KERKHOFF, SECONDED BY ROBERTS THAT THE MEETING OF THE COUNCIL ADJOURN.

The vote was as follows: Bradley, Ellis, Jones, Kerkhoff, Miller and Roberts voting aye.

APPROVED:

**BRIAN TRAU GOTT, MAYOR
CITY OF VERSAILLES, KENTUCKY**

ATTEST:

ALLISON B. WHITE, CITY CLERK